

Town of Smithfield

Zoning Board of Review

64 Farnum Pike, Smithfield, Rhode Island 02917

(401) 233-1039

George D. McKinnon, Chairman

Geri DeAngelis, Clerk

Docket

August 27, 2008

The Smithfield Zoning Board of Review public hearing will be held on Wednesday August 27, 2008, at 7:00PM, at Smithfield Town Hall, 64 Farnum Pike when all persons interested will be heard for or against the granting of the following applications under the Zoning Ordinance.

I Communications

II Old Business

08-025

The Woods, LLC as applicant and Effin's Last Resort as owner of property located at 325 Farnum Pike, listed as Lot 60E on Assessors Plat 46 located in an Light Industrial/Industrial Zone, are seeking a Comprehensive Permit pursuant to R.I.G.L. 45-53 to construct twenty one (21) condominium units of which six (6) will be sold to persons who qualify under the Low and Moderate Income Housing Act and a forty five hundred (4500) square foot commercial building.

08-034

Whipple Associates LLC. as applicant and David Conti as owner of property located at 13 Hill Street, listed as Lot 61 on Assessors Plat 23 located in an R-20 District, are seeking a Comprehensive Permit pursuant to R.I.G.L. 45-53 to construct twenty-two (22) condominium units of which twenty-two (22) will be sold to persons who qualify under the Low and Moderate Income Housing Act.

III Public Hearing

08-046

Suzanne Christiansen as applicant and Jay and Suzanne Christiansen as owners of property located at 14 Terrace Drive, listed as Lot 22 on Assessors Plat 2 are seeking a Special Use Permit under Section 3.13 Special Use Permit For Expansion, Addition, or

Enlargement to construct a farmers porch in an R-20 District under the Zoning Ordinance.

08-047

Edward Miracle as applicant and owner of property located at 6 Lawnacre Drive, listed as Lot 19 on Assessor's Plat 44C is seeking a Special Use Permit under Section 3.13 Special Use Permit for Expansion, Addition, or Enlargement and a Variance to deviate from Section 5.4. Table 1 Dimensional Regulations to construct an addition and a deck in an R-20 District under the Zoning Ordinance.

08-048

Alice Melucci as applicant and owner of property located at 149 Pleasant View Ave., listed as Lot 60D on Assessor's Plat 18 is seeking a Special Use Permit under Section 3.13 Special Use Permit For Expansion, Addition, or Enlargement and Variances to deviate from Section 5.4 Table 1 Dimensional Regulations to construct an addition and a deck in an R-20 District under the Zoning Ordinance.

08-049

Peter and Eileen Miller as applicant and owners of property located at

76 Branch Pike, listed as Lot 58 on Assessor's Plat 49 are seeking a Special Use Permit under Section 3.13 Special Use Permit For Expansion, Addition, or Enlargement and a Variance to deviate from Section 5.4 Table 1 Dimensional Regulations to construct an addition in an R-80 District under the Zoning Ordinance.

08-050

Frank Murphy as applicant and Robert Lavoie as owner of property located at 20 Sprague Street, listed as Lot 103 on Assessor's Plat 10 are seeking a Special Use Permit under Section 3.13 Special Use Permit for Expansion, Addition, and Enlargement, and Sections 4.3.B.1, Section 4.4.B.1 Accessory Family Dwelling Unit and Variances to construct an addition to be used as an accessory family dwelling unit in an R-20 District under the Zoning Ordinance. (Continued to Sept. 24, 2008 meeting. Application was incomplete)

08-051

David Loffredo as applicant and owner of property located at 270 Putnam Pike, listed as Lot 1A on Assessor's Plat 35 is seeking an Amendment to a Previously Granted Resolution to sell gazebos and sheds in a Highway Commercial District under the Zoning Ordinance.

08-052

New Life Worship Center as applicant and owner of property located at 915 Douglas Pike, listed as Lot 77 on Assessor's Plat 46 is seeking a Special Use Permit under Section 4.3.G.14 and Section 4.4.G.14

Health and Fitness Center, Section 4.3.D.13 and Section 4.4.D.13 Trade School to allow a health and fitness center and a dance school in a Planned Corporate District under the Zoning Ordinance.

IV Other Business

06-035

370 GWH, LLC as applicant and owner of property located at 370 George Washington Highway, listed as Lot 3 on Assessor's Plat 48 is seeking an Extension of a Previously Granted Resolution to construct office and storage facilities in a Planned Corporate District under the Zoning Ordinance.

V Deliberations

VI Adjournment

Handicapped persons and those needing visual or hearing services wishing to attend a Zoning Board of Review meeting must contact the Building/Official's office 48 hours prior to the scheduled meeting that they plan to attend:

233-1039 VOICE 1-800-745-5555 TTY